

KINETH FARM, BARN
19162 STATE ROUTE 20
Ebey's Landing
Island County
Washington

HABS WA-248-A
WA-248-A

PHOTOGRAPHS

WRITTEN HISTORICAL AND DESCRIPTIVE DATA

REDUCED COPIES OF MEASURED DRAWINGS

FIELD RECORDS

HISTORIC AMERICAN BUILDINGS SURVEY
National Park Service
U.S. Department of the Interior
1849 C Street NW
Washington, DC 20240-0001

HISTORIC AMERICAN BUILDINGS SURVEY

KINETH FARM, BARN

HABS No. WA-248-A

Location: Whidbey Island, Island County, Washington

Present Owner: George and Julie Lloyd

Present Use: Salmagundi Farms

Significance: With the passing of the Donation Land Claim (DLC) Act in 1850, Congress agreed to grant land in the Oregon Territory to American settlers willing to farm it. It was during this time when settlement of Central Whidbey Island accelerated. In 1853 the Kineth and Smith families arrived on the island, claiming land on the south east coast of Penn Cove, and farming together for six years.

John and Julie A. Kineth purchased 160 acres of Smith's original DLC in 1859. It passed to John H. Kineth Jr. who built the house, barn, and adjoining buildings. The property then passed to Kineth's son, Arthur. In 1968 Arthur Kineth sold the farm to Island Savings and Loan with plans to develop the land into five and ten acres lots. A five acre lot with the Kineth house, barn, and outbuildings changed hands a few times, until 1974 when it was purchased by George Lloyd, who still owns the property today.

The Kineth farm is credited with being the first on the island with electricity. An intricate system of pumps, tanks, and cisterns brought running water to the farm house and livestock. As farming science and technology advanced, so did the landscape of the Kineth farm. The farm began as a small dairy, selling cream and milk locally. It eventually expanded to include poultry and hogs, and later transitioned into sheep herds raised for wool and meat.

The barn is a typical construction type found in the area. Its hip-on-gable roof and two-story interior central space allowed ample room to store loose hay, with animal pens and milking stalls around the perimeter. And although the building has been adapted into sales spaces for Salmagundi Farms, it has been minimally altered and still expresses its original uses.

I. HISTORICAL INFORMATION

A. Physical History:

1. Date of construction: ca. 1900
2. Original owner: Joseph Schowalter Smith, Donation Land Claim
3. Subsequent owners: John and Julie A. Kineth purchased 160 acres of Smith's original DLC in 1859. It passed to John H. Kineth Jr. who built the house, barn, and adjoining buildings. The property then passed to Kineth's son, Arthur, and his wife, Bernice Howard Miller.¹ In 1968 the Kineths sold the farm to Island Savings and Loan with plans to develop the land into five and ten acres lots. A five acre lot with the Kineth house, barn, and outbuildings changed hands a few times, owned by the Rodriguez family and then Virginia Canty, until 1974 when it was purchased by George Lloyd, who still owns the property today.
4. Original plans and construction: The barn was built as a one-and-one-half story rectangular structure, measuring 62'-10-3/8" x 51'-11". Its hip-on-gable roof was supported by 6" x 5-3/4" columns with joined beams and braces. It was divided into two distinct spaces for animal and equipment storage.
5. Alterations and additions: The barn has no additions. The original cedar shake roofing was replaced with corrugated metal ca. 1955 and again ca. 1990. When the property was purchased in 1974, the chamfered main doors into the barn were reconstructed, a plywood floor was laid over the original plank flooring, and the hay door and hayfork were secured into place. The office space was created in the southwest corner in the early 1980s and modified in 1996. A concrete floor was poured in the barns central space in 1998.

B. Historical Context:

"From A.D. 1300 until white settlements in the 1850s, Salish villagers occupied Whidbey and Camano Islands. When the whites arrived, four groups of Salish Indians – the Skagit, Snohomish, Kikialos, and Clallam – shared the island."² These groups, classified as saltwater or canoe

¹ Bernice Howard married Robert N. Miller and had three daughters before his death in 1944. In the late 1940s Bernice married Arthur Kineth and moved onto the Kineth farm.

² Richard White, Land Use, Environment, and Social Change: The Shaping of Island County, Washington (Seattle: University of Washington Press, 1980), 14.

Indians, built three permanent villages along Penn Cove on Whidbey Island. Their lifestyle and settlement patterns relied heavily on salmon, although they also hunted and gathered berries and roots. Along with salmon, their diets consisted of: steelhead, rainbow trout, shellfish, cattail, salmonberries, strawberries, camas, wild carrots, rose hips, bracken ferns, acorns, hazelnuts, crab apples, elk, and deer.³

Before white explorers reached the area, the Salish did not cultivate the prairies of Central Whidbey Island, but rather manipulated them to fit their needs. They repeatedly burned the prairie lands and into the surrounding woods. This encouraged the growth of bracken and camas in the prairie, and renewed undergrowth in the woods that became habitat for game animals.⁴ The Salish Indians also used the forest wood to build their canoes and villages.⁵

Captain George Vancouver carried out the first effective European exploration of Central Whidbey Island, claiming it for the British Empire on June 4, 1792.⁶ In 1833 the Hudson Bay Company explored Whidbey Island in search of game to trap and hunt, and in 1839 the first missionaries reached Whidbey Island.⁷ By this time, after contact with sailors, hunters, trappers, and missionaries, the Native populations in the area were devastated by smallpox and syphilis.⁸ By the 1850s syphilis was credited with a hundred deaths in the Puget Sound area every year. And in 1852 and 1853 the last great smallpox epidemic to strike the area took the lives of entire villages.⁹

Along with disease, the white explorers and settlers brought potatoes to the area and by 1830 the British at Fort Nisqually recognized potatoes as a staple in the economy and diet of the Salish villages.¹⁰ The potatoes' easy growing cycle and high production brought the Salish Indians to first cultivate the prairies of Central Whidbey.¹¹ This cultivation was documented and continued by the first American settlers to the area. Within a few years most Native Americans had moved on to the reservation in La Conner, and by 1904 only a few Salish families remained in Central Whidbey Island.¹²

In 1850, the United States Congress passed the Donation Land Claim Act which accelerated settlement of Central Whidbey Island, Washington. Settlers that were compliant with certain conditions¹³ were granted 320 acres if single or 640 acres if married. Colonel Isaac Neff Ebey was the first to stake a DLC in Central Whidbey Island. On October 15, 1850, Ebey claimed "640 acres on the rich black loam of the prairie that now bears his name."¹⁴

³ Land Use, 17-18.

⁴ Ibid., 20-21.

⁵ Ibid., 16. "In each village a single row of three to five large cedar houses, together with smaller buildings, faced the water with the forest looming at their backs. Often from 100 to 200 feet long, these buildings normally housed several families who partitioned the interiors into separate living quarters."

⁶ A Particular Friend, 11.

⁷ A Particular Friend, 11-13.

⁸ Land Use, 26-29.

⁹ Ibid., 27.

¹⁰ Ibid., 32.

¹¹ Ibid., 33.

¹² Mimi Sheridan, *How Coupeville Grew: A Short History of Town Development: Excerpts from the Town of Coupeville's Historic Preservation Plan* (Coupeville, WA: McConnell/Burke, Inc., 1998), 7.

¹³ Conditions included: age, sex, nationality, and race, along with the date of arrival in the area, and the agreement to cultivate the land for four years.

¹⁴ A Particular Friend, 19.

John and Jane [Carter] Kineth¹⁵ and Joseph and Julie [Carter] Smith arrived on the island in 1853. John Kineth was born in Bavaria in 1828. He traveled to the United States at the age of ten with his family. They settled in Springfield, Illinois, where John learned the trade of harnessmaker. In early 1849, he moved west on a wagon train and arrived in Oregon on November 3 of that same year. He moved around the Oregon Territory for two years, employing his harness-making skills, before marrying Jane Carter on August 28, 1951. Joseph Schowalter Smith was a Methodist minister, lawyer, and politician in the Oregon Territory. Jane and Julie, sisters from Athens County, Ohio, crossed the plains with their parents in 1848, settling in Portland, Oregon.¹⁶

The couples settled adjoining land on the south shore of Penn Cove on a prairie that later became known as Smith Prairie. The 640 acre Donation Land Claims were filed at a later date, at which time it was clear that Smith had 400 acres of prairie, and Kineth had just over 100.¹⁷ The Kineths lived in a cabin near Snakelum Point, a popular fishing location for the local native populations. The two families farmed together. John is credited with bringing the first horses to the island, transporting them by boat from Oregon.¹⁸ He also brought cows and began growing grain for market in Victoria, Canada.¹⁹

After growing threats from Native Indian populations, the settlers of Smith Prairie and adjoining Crockett Prairie joined together to protect themselves. In November 1855, The Kineths and Smiths joined the Hancocks and Crocketts, to build a fortification on Walter Crockett's DLC. In Historic Resource Study: Ebey's Landing National Historic Reserve, the authors, Gail and Michael Evans-Hatch, explain that the families came together to erect,

“this hefty hewn log structure with a slightly overhanging second floor that had walls punctuated by gun apertures. When completed, these hipped-roof blockhouses stood at the corners of a stockade of logs, set upright and side-by-side in a filled-in ditch, rising to a height of about twelve feet above ground level. The stockade, occupying an area of about 40 x 60 feet, [sic.] enclosed a communal dwelling, blacksmith building, and a well.”²⁰

The families stayed in the fortified area each night for four months, returning home during the day to farm. In 1856, the Kineth's cabin at Snakelum Point was burned by Natives. The hostilities did not, however, stop John Kineth from having a barn raising, nor did it hinder Joseph Smith from acting as Oregon's Speaker of House of Representatives in 1856, or District Attorney from 1857-59.²¹

¹⁵ The Kineth name is also seen spelled “Kinneth”. In, Historic Resources Study: Ebey's Landing National Historical Reserve, authors Gail E.H. and Michael Evans-Hatch opted to spell the name with two N's, citing early maps of Penn Cove and signed writings of Jane. However, the name is found with both spellings in an 1859 deed record, and the cemetery records for the family show “Kineth”. This project will use the more commonly accepted spelling of Kineth.

¹⁶ A Particular Friend, 53-54; George Albert Kellogg, A History of Whidbey's Island (Coupeville, WA: Island County Historical Society, 1961) 30.

¹⁷ A History of Whidbey's Island, 35.

¹⁸ Gail E.H. and Michael Evans-Hatch, Historic Resources Study: Ebey's Landing National Historical Reserve (Seattle, WA: National Park Service, 2005), 111.

¹⁹ A Particular Friend, 53-54.

²⁰ *Ibid.*, 87.

²¹ *Ibid.*, 55; A History of Whidbey's Island, 49.

Joseph and Julie Smith quit their claim to move to Portland for Joseph's political career. In 1859 they began selling the land to local farmers. On May 30, 1859 John Kineth bought the northernmost 160 acres including "the buildings and appurtenances" for \$1,300.00.²² An additional 160 acres south of the land sold to Kineth was purchased in two pieces by J.C. Kellogg. First, on August 26, 1859 and again on June 27, 1860, Kellogg paid \$750.00 for 80 acre tracts.²³ The remaining land was sold to George W. Gillespie.²⁴

The Kineths built a new frame house at Snakelum Point on the Smith DLC soon after purchasing the land.²⁵ The couple had seven kids, six of which lived to adulthood: Lawrence, Albert R., John H., Charles T., Julia A. (Stockand), and Anna (Connor).

In the 1860 U.S. Census, John Kineth was enumerated as one of the owners of the largest herds of "other cattle" in the area. He was raising about fifty head of non-dairy cattle. Kineth's more than seventy acres of farmed land also ranked him among the farmers with the largest "improved acreage."²⁶ In 1878, John Kineth and Henry Race together purchased the first steam thresher on the island.²⁷

In 1887, John and Jane Kineth retired from farming and moved into Coupeville. Local builder and craftsman, H.B. Lovejoy built the couple a Queen Anne house on land purchased from A.D. Blowers.²⁸ At this time, John Jr. was married to Sabina Straub and working in Seattle. He returned to Coupeville to take over the farm, building a house ca. 1897 on the southwest corner of the former Smith DLC land.²⁹

By this time, John's older brother, Albert R. Kineth, was an established merchant, not just in Coupeville, but across the Oregon Territory. In March 1883, A.D. Blowers and Albert Kineth leased a store front property in Coupeville from John Roberts and co-owned a grocery and mercantile. They erected a dock and under the name "Coupeville Cash Store" sold "binders, mowing machines, wagons, pulverizers, hay racks, and were dealers in dry goods, boots and shoes, groceries, hardware and crockery."³⁰ In 1899 Blowers sold out his interest to Scott Wiggins and the business became known as "Kineth and Wiggins."³¹ Albert also ran stores in Port Townsend, Washington and at Pike Street Market in Seattle. The stores worked together to trade and sell.³²

²² Island County Deed Record, "Deed from Joseph S. Smith and Wife to John Kineth," 30-31.

²³ Ibid., "Deed from J.S. Smith to J.C. Kellogg," 147-148, 149-150.

²⁴ A Particular Friend, 110-111.

²⁵ This house was measured, drawn, and photographed in 1934 by W.J. Meyer and F.C. Stanton of the Historic American Buildings Survey. "The Kineth House: Snakelum Point, Whidby [sic.] Island, Coupeville Vicinity, Island County Washington," Survey Number: HABS WA-39-W-19. Built in America, Library of Congress (http://lcweb2.loc.gov/ammem/collections/habs_haer/), Website Accessed 15 November 2008.

²⁶ Historic Resources Study, 109, 112-113.

²⁷ A History of Whidbey's Island, 98.

²⁸ The house sits at the northwest corner of NW 7th and North Main Streets.

²⁹ A Particular Friend, 53-54.

³⁰ Ibid., 79, 96.

³¹ Ibid., 96.

³² George Lloyd, Transcription of Oral Interview with Anne E. Kidd (Coupeville, WA: 19 March 2007), 4.

Albert's success in business is credited with bringing prosperity and ingenuity to the Kineth Farm. The farm had electricity at a very early date. A generator at the base of the tower house ran a pulley system that controlled the water pumps and lights on the farm.³³ North of the farm complex a slow pumping well³⁴ fed into a 1,000 gallon above-ground tank that sat atop a hill. That tank gravity fed to the back porch of the Kineth house and was used as drinking water.³⁵ A 20,000 gallon cistern beneath the pump house, just north of the barn, collected rain water off the roofs of the farm buildings. Another cistern under the house collected rain water from the roof of the house. Water pumped from the two cisterns into a Redwood tank at the top of the tower house. From the tank, the water was gravity fed to the buildings around the farm and to the house. The system also allowed water to transfer from one cistern to another to maximize the storage capacity. This allowed the farm to have running water, a development not commonly seen in rural areas at the turn of the century.³⁶

John Jr. soon grew the farm into a successful dairy. He built a large barn, providing space for loose hay and equipment storage along with animal pens and milking stalls. The barn was designed with manure troughs running along the east and south walls. The system was described by George Lloyd, the farm's current owner, in a 2007 interview,

"There were pens and the wood floor slanted down to a manure trough that fed out the back of the building. ... there was a slight slope to the mangers or the stalls, and then there was a scoop that you could run a shovel down that went down both sides and out through the back."³⁷

Behind the Kineth house, a milk house was constructed to store the fresh milk and a cream separator.³⁸ By 1915, the *Island County Times* was reporting on the Kineth dairy,

"Mr. John Kineth, of Smith's Prairie, who is one of the most progressive and up-to-date famers on Whidby [sic.] Island, has begun to fulfill a cherished wish of his to have a herd of thoroughbred Guernsey cattle and last week bought, of a Port Angeles party, four heifers and a cow of this noted breed. They are all register cattle and as Mr. Kineth already has a bull of the same breed he hopes to soon have the nucleus of a herd of these famous cows."³⁹

John Kineth also raised hogs and poultry. He constructed a hog shed with a fenced yard south of the barn. The shed was divided into 16'-0" square pens with low doors that opened to the barn yard. The hogs moved in and out freely. The building also provided two horse pens on the east end.⁴⁰ North of the barn were a series of brooder houses used for chickens and turkeys. These buildings also had low doors to allow the poultry to circulate in and out.⁴¹

³³ Ibid.

³⁴ The well sits under the south end of the Jehovah's Witness Kingdom Hall at the corner of State Highway 20 and West Morris Road.

³⁵ Barry Brown, Transcription of Oral Interview with Anne E. Kidd (Coupeville, WA: February 2007), 4-6.

³⁶ Ibid.; George Lloyd, Transcription of Oral Interview, 5.

³⁷ George Lloyd, Transcription of Oral Interview, 10.

³⁸ Barry Brown, Transcription of Oral Interview, 6.

³⁹ "Buys Thoroughbred Guernsey Cows," *Island County Times*, 11 June 1915.

⁴⁰ George Lloyd, Transcription of Oral Interview, 11.

⁴¹ Ibid.

The farm passed from John and Sabina Kineth to their son, Arthur. In the late 1940s Arthur married a widow and mother of three, Bernice Howard Miller. Arthur continued to raise livestock on the property, though he changed the farm's focus from raising dairy cows to raising sheep. The hog shed was adapted for use by the sheep. The barn continued to be used for livestock and storage. Arthur kept a few calves in the barn and milked by hand; he raised chickens for family consumption. Eggs and milk were sold to neighbors and grocery stores in Coupeville along with produce from the extensive gardens on the farm.⁴²

In 1957, Arthur and Bernice retired from farming and moved into Coupeville. At this time, Bernice's daughter, Helen Patricia Brown, and her family moved onto the farm. Patricia's husband, Leonard James, and children, Betty (1948), Barry (1950), Patrick (1952) and Joel (1957) worked on the farm raising horses then cattle for 4H projects. The family continued to sell eggs, milk, and produce to neighbors via a road-side stand in front of the house and to local grocery stores. They maintained a two acre kitchen garden.⁴³

In 1968 the farm and 290 acres were sold to Island Savings & Loan. Leonard and Patricia Brown built a house across State Highway 20 on land given to them by Arthur and Bernice.⁴⁴ The land purchased by Island Savings & Loan was divided into five and ten acre lots, with the Kineth house, barn, and accompanying buildings together on one five acre lot. The lot with the Kineth buildings changed hands a few times in the following years, sold first to a Mr. Rodriguez and then in 1971 it was purchased by Virginia Canty. In November 1974 the property was sold by Virginia Canty to George Lloyd for \$27,500.00.⁴⁵

Seven months passed between George Lloyd's purchase of the land and his move onto the property. During that time a great deal of changes took place on the farm; three entire buildings were stolen along with window boxes and hardware off doors.⁴⁶ North of the barn a turkey house was dismantled and its parts were taken. The frame building had siding that matched the other agriculture buildings on the property and a metal roof. Its poured concrete slab foundation remains in place. A metal smoke house, constructed by the Browns from a steel refrigerator, was also stolen.⁴⁷ The final building to disappear that winter was an old board and batten barn that sat east of the granary and pump house. It had a hipped roof covered in shingles and a lean-to shed addition on the north side.⁴⁸

George Lloyd moved to the Kineth farm in June 1975. He lived in the house and used the barn as the sales space for his estate appraisal and liquidation company. He immediately had underground power and phone lines installed on the farm. Every building was then equipped with electricity, water, and phone service. By this time the front doors on the barn were missing. George reconstructed the four hinged doors on the west façade. The hay door in the gable end of the barn was also reconstructed and then nailed into the place. The hayfork was secured in place at the peak of the barn.⁴⁹

⁴² Barry Brown, Transcription of Oral Interview, 3, 11.

⁴³ Ibid., 1, 3.

⁴⁴ Ibid., 1.

⁴⁵ Ibid., 1-3; George Lloyd, Transcription of Oral Interview, 7.

⁴⁶ George Lloyd, Transcription of Oral Interview, 15, 17.

⁴⁷ Barry Brown, Transcription of Oral Interview, 9.

⁴⁸ Ibid., 8.

⁴⁹ George Lloyd, Transcription of Oral Interview, 9-10; George Lloyd, Unrecorded Phone Interview with Anne E. Kidd, 15 November 2008.

An upright silo that sat south of the barn was damaged during the Columbus Day Storm of 1962. Its roof was blown off and into a nearby field. It remained standing, mostly due to two ropes that tethered it to the barn and hog shed. After another severe wind storm in the early 1990s, the silo was taken down. Its circular concrete foundation remains, and its Redwood, tongue and groove lumber was reused on site.⁵⁰ Barry Brown had returned to the Kineth farm, working for George as a handyman and living in a small cabin east of the milk house that was brought to the farm by Virginia Canty. The boards from the silo were used to build a deck onto the cabin, along with other buildings around the farm.⁵¹ A few years later, Barry expanded the cabin,

“I lived in the back half of it for two years. And the old silo that was here, he [George Lloyd] still had the wood from it, so I built the deck off the front of it. And then I decided, you know, this is getting too damn small, so I built the addition on the front of it on the deck that I’d built.”⁵²

In the late 1980s a new shingle roof was put on the tower house; and in the early 1990s the metal roof on the barn was replaced. In the late 1990s changes were made to the interior of the barn to accommodate the estate sales business. A concrete floor was poured in the central space of the barn once used for hay storage. The floor under the milking stalls and animal pens was leveled and stabilized with the addition of plywood over the original wood planks. Finally, an office space was constructed in the southwest corner of the barn.⁵³ In 2003 the fieldstone foundation under the house was replaced with concrete. Also that year, windows were added to the granary, flanking the doors. The following year, the granary was moved because it was encroaching on the neighbor’s land.⁵⁴

II. ARCHITECTURAL INFORMATION

A. General Statement:

1. Architectural character: The Kineth Barn’s hip-on-gable roof and construction style are also seen in at least one other barn of Central Whidbey.⁵⁵ Its construction has been minimally altered, allowing its original agricultural use to be understood, even though it has been adaptively reused as an antique store.
2. Condition of fabric: Good. This barn has been used by both livestock and farming equipment which caused minimal wear. It has been well-maintained and alterations were performed with sensitivity for the historic fabric of the building.

B. Description of Exterior:

⁵⁰ George Lloyd, Transcription of Oral Interview, 16.

⁵¹ “That [cabin] was actually part of a house in town here that they tore down to make the jail in the county.” George Lloyd, Transcription of Oral Interview, 16.

⁵² Barry Brown, Transcription of Oral Interview, 6.

⁵³ George Lloyd, Transcription of Oral Interview, 11, 13; George Lloyd, Unrecorded Phone Interview with Anne E. Kidd.

⁵⁴ George Lloyd, Transcription of Oral Interview, 14.

⁵⁵ The roof and construction style can be seen at the Smith Farm located at 399 Engle Road, on Ebey’s Prairie, south of Coupeville.

1. Overall dimensions: 62'-10-3/8" x 51'-11"
2. Foundations: The barn sits on sill logs.
3. Walls: The walls are constructed of posts 6" x 5-3/4" clad in 1" thick vertical boards and 1-1/2" x 3/4" battens. On the north and south façades, chest-high girts span between the posts.
4. Structural systems: The barn has square posts that run its full height and tie into the hip-on-gable roof purlins. The posts are joined by collar beams. Diagonal braces and blocking pieces attached to the posts support the collar beams. Along the walls the posts are braced by diagonal supports and interconnected with girts.
5. Openings:
 - a. Doorways and doors: The barn has seven doors on the exterior: two paired hinged doors, one single hinged door and two sliding doors mounted on tracks. The remains of red paint is visible on all the doors.

In the north end of the east façade is a hinged door that opens into the storage space. It is constructed of boards and battens matching the exterior cladding of the barn. The opening has no trim or jamb. A door mounted on the south end of the east façade opens into the primary space of the barn. It is constructed of 3/4" vertical planks with 1" bracing on the exterior in the shape of an X. The bracing is painted white. This door has no jamb. A 3-3/4" x 3/4" piece of trim runs along the north side of its opening.

In the south corner of the west façade is another sliding door mounted on the exterior. This door is constructed of 2" vertical planks with 3/4" bracing on the exterior also in the shape of an X and painted white. It has a 6" x 3/4" trim board on the north side of the opening and no jamb.

The west façade also has two paired sets of hinged doors. Both sets of doors are constructed of board and battens that match the exterior cladding of the barn, with 2" horizontal braces on the interior. Opening into the central space of the barn are two doors with exaggerated chamfered top corners. The door on the south is 4'-11-3/4" wide. It is paired with a door 4'-9-1/4" wide door with a 4-3/4" x 3/4" blocking piece added on the exterior to cover the seam between the doors. The second set of doors opens into the storage space. The door to the north

is 7'-7-1/4" wide. It is paired with a door 8'-5/8" wide with a 4" x 3/4" blocking piece on the exterior.

b. Windows
and openings:

The barn has eight identical window openings: four on the east wall, three on the south, and one on the west wall. The openings have 4" x 3/4" trim boards on the exterior and are covered with three-over-three single sashes nailed into place. One three-over-three double-hung window sits above the doors on the west façade. It has 4" x 3/4" trim boards on the exterior, matching the other windows. All the sashes and trim are painted white.

6. Roof:

a. Shape, covering:

The barn has a hip-on-gable roof covered in corrugated metal roofing sheets.

b. Cornice, eaves:

The barn has 4" fascia boards that run the length of the cornice. There is a metal gutter along the full length of the north eave.

C. Description of Interior:

1. Floor plans:

See measured drawings HABS No. WA-248-A for complete plans of this barn. The barn has a rectangular floor plan that consists of two distinct spaces: the space originally used to service farm animals, and the space used to store equipment.

The area used by animals provided loose hay storage in the one-and-one-half story central space, with pens and milking stalls in the areas to the south and east. The hay storage sat on grade. Six milking stalls sat along the south wall. The area east of the hay storage was divided into mangers. The milking stalls and mangers had a raised wood plank floor that drained along the exterior walls where a scoop was used to remove manure. In the early 1980s an office 16'-7-5/8" x 7'-11-1/4" was constructed in the southwest corner of the barn.

The second section of the barn was used to store the tractor and combine. It sat on grade and was accessed via double doors on the west façade.

2. Flooring:

The central space of the barn has a concrete slab floor that was poured in 1998. The areas to the south and east are raised above-grade. The original wood plank floor

boards were covered by plywood in the late 1990s. The north end of the barn sits on grade with a dirt floor.

3. Wall and ceiling finish: The posts, beams, joists, and rafters in the barn are all exposed without any finishes.
4. Openings:
 - a. Doorways and Doors: A 3'-0" x 1-5/8" wood paneled door with stationary light window opens into the office through the east interior wall. A pair of doors opens from the storage space into the area once used as mangers. The doors are both constructed of 1" vertical planks with 3/4" braces. The door on the east is 3'-6-1/4" wide; the door on the west is 3'-3-1/4" wide with a 6-3/4" x 3/4" blocking pieces added to cover the seam between the doors.
 - b. Windows and Openings: The barn has one interior window. On the east wall of the office is a one-over-one double-hung vinyl window. It has a vinyl sash and sill.

D. Site:

1. Historic landscape design: The Kineth Farm sits along State Highway 20 on Smith Prairie east of Coupeville. It is accessed via a central drive running east off the highway, past the farm house, and terminating in front of the barn.

North of the drive, the Kineth House sits on a poured concrete foundation, and faces Highway 20. It is a two-story building with a front-gable roof covered in asphalt shingles, with a large one-story addition on the east façade. The building is clad in shiplap siding painted cream with white vertical trim boards at the corners, around the windows and doors, and along the gable ends. A front porch runs the full length of the west façade. It has tongue and groove floorboards and chamfered posts and decorative brackets supporting the hipped porch roof. The building has two-over-two double-hung windows and a central corbelled brick chimney. On the north side of the house are double cellar doors, and a patio connecting the back of the house to the near-by milk house. The yard in front of the house and along the drive is lined in split-rail fencing and landscaping. Two holly trees straddle the sidewalk

leading from the highway to the front door. A mature maple tree grows south of the house and smaller deciduous and coniferous trees line the north edge of the yard.

Directly north of the house's addition, connected by the patio, sits the one-story milk house on a poured concrete foundation. The building is clad in shiplap siding on the east, west, and south façades with vertical corner boards. The north façade is clad in horizontal planks. The building shows evidence of whitewashing. Its gable roof is covered in asphalt shingles. A lattice work arcade leads from the farm house to a wood door on the south façade of the milk house.

An outhouse north east of the milk house has been converted into a storage shed. It sits on a foundation made of railroad ties and is clad in shiplap siding painted cream with white trim boards on the corners, around the door, and at the gable ends. The building's side-gable roof is clad in corrugated metal sheets. The door on the south façade is painted red and accessed via a plank stoop.

A small cabin sits to the east. This rectangular building is covered in a gable roof with asphalt shingles. Its north façade is clad in unpainted lap siding. The east, west, and south façades are covered in untreated shingles. The building has vertical trim boards at the corners, and also along a seam that runs through the center of the east and west façades. The building sits on a post-on-pier foundation made of concrete blocks. A wood deck sits off east of the building.

East of the cabin, the property is lined with barbed wire fencing and berry bushes. A rectangular chicken coop sits in the north east corner of the property. It has a gable roof covered in corrugated metal with four shed-roofed vent openings along the peak. An addition was added to the west end. The building's north, east, and west façades are clad in 4" vertical boards. The south façade has 12" horizontal cladding with 4" vertical boards on the addition. A row of low doors once opened on the north façade to allow chickens to circulate in and out of the coop. They are now covered in plywood. The east face is unpainted; the rest are painted red.

The farm has two more chicken coops. To the south west a smaller coop sits on a post-on-pier foundation. Its gable roof is covered in corrugated metal and has two

gable-roofed cupolas at the ridge. The building is clad in 4" red-painted vertical boards. The south façade has two centrally located three-over-three single-sashes painted white. The openings are encircled with red-painted trim boards. On the east façade two similar sashes sit off-centered. On the south end of the east façade is a door made of 4" vertical boards, matching the building's exterior cladding. The north façade has two openings at floor level that are currently covered in plywood sheets.

The last chicken coop sits directly behind the Kineth house under a mature Broad Leaf Maple tree. The building has a shed roof that slopes to the south and is covered in corrugated metal. An off-set vent pipe pierces the roof on the east end. The rectangular building had board and batten cladding painted red. It sits on a poured concrete slab floor with a concrete stoop on the west end. The building has eleven three-over-three single-sashes painted white. Two paired together on the east façade, one in the center of the north façade, seven at ground level on the south façade, and one on the west façade next to a door. The north façade has a series of small openings at ground level and four larger openings at the roof edge that are all covered with plywood.

The pump house sits east of the last chicken coop. The pump house sits on a tall board-formed concrete foundation and is clad in board and battens painted red. Its gable roof is covered in wood shingles and wood gutters line the north and south roof edges. The building has a three-over-three single sash window on the west façade. The sash and window trim are painted white. A door on the south façade is made of horizontal planks with white-painted trim in the shape of an X. The north façade has two single pane sashes painted white. The openings have trim boards painted white. On the east façade of the pump house is an addition that sits on a poured concrete slab foundation. It has a gable roof of corrugated metal. Its north and south facades are clad in the same metal. The east façade is made of board and battens with a door of vertical planks and Z-shaped bracing cut to fit into the gable.

East of the other buildings, the granary sits on railroad ties. Its hipped roof is covered in corrugated metal. Its walls are clad in shiplap siding with vertical corner boards that are all painted red. On the west façade central double doors are flanked by three-over-three double-hung windows. The doors, trim, and window sashes are all painted white. The front stoop is covered

with a shed roof that is supported by turned, decorative columns. Behind the granary, the property is lined with a barbed wire fence that stretches south past the barn.

The barn sits south of the chicken coops, pump house, and granary. The central drive off Highway 20 terminates in a circular lot in front of the barn. South of the barn remains the concrete foundation of the upright silo that was dismantled in the early 1990s. A hog shed sits south of silo foundation. This rectangular building has a gable roof covered in corrugated metal and two gable-roofed cupolas at the ridge. The hog shed is clad in board and battens painted red. The building has eleven three-over-three single sashes painted white. On the west façade one sash sits south of a sliding door. Its trim is also painted white. The south façade has five windows and a sliding door. There is a window in the gable end of the east façade and four windows and a sliding door on the north façade.

East of the hog shed is the tower house. Its tower has a hipped roof with wood shingles and a weather vane. On the west end, a one-story addition also has a hipped roof with wood shingles. The buildings north, east, and west facades are covered in unpainted shiplap siding. The south façade has lap siding. The building has vertical corner boards and sits on a concrete foundation. A set of stairs gives access to the second floor of the tower.

West of the barn, along the south side of the drive, sits the garage. The building has a gable roof with shed addition to the east. The roof is covered in asphalt shingles. The walls are clad in board and battens that are painted red. The building sits on a post-on-pier foundation with a poured concrete floor under the addition. The south and west façades each have two three-over-three single-sash windows with white-painted trim. The north façade has two sets of double doors with white trim in the shape of Xs. The doors are accessed via poured concrete ramps that come off the drive.

A barbed wire fence runs south from the hog shed and connects with a barbed wire fence that runs along the southern property line. On the west end of property line is a row of deciduous trees.

III. SOURCES OF INFORMATION

Bibliography

1. Brown, Barry. Transcription of Oral Interview with Anne E. Kidd. Coupeville, WA: February 2007.
2. Brown, Barry. Unrecorded Telephone Interview with Anne E. Kidd. 15 and 22 November 2008.
3. *Building and Landscape Inventory: Part C*. Seattle, WA: Cultural Resources Division, National Park Service, Pacific Northwest Region, Summer 1983, reprinted in 1995.
4. Built in America, Library of Congress. "The Kineth House: Snakelum Point, Whidby [sic.] Island, Coupeville Vicinity, Island County Washington." Survey Number: HABS WA-39-W-19. http://lcweb2.loc.gov/ammem/collections/habs_haer/. Website Accessed 15 November 2008.
5. "Buys Thoroughbred Guernsey Cows," *Island County Times*, 11 June 1915.
6. Cook, Jimmie Jean. A Particular Friend, Penn's Cove: A History of the Settlers, Claims and Buildings of Central Whidbey Island. Coupeville, WA: Island County Historical Society, 1973.
7. Evans-Hatch, Gail and Michael. Historic Resource Study. Seattle, WA: National Park Service, 2005.
8. Kellogg, George Albert. A History of Whidbey's Island. Coupeville, WA: Island County Historical Society, 1961.
9. Lloyd, George. Transcription of Oral Interview with Anne E. Kidd. Coupeville, WA: 19 March 2007.
10. Lloyd, George. Unrecorded Telephone Interview with Anne E. Kidd. 15 and 22 November 2008.
11. Sheridan, Mimi. *How Coupeville Grew: A Short History of Town Development: Excerpts from the Town of Coupeville's Historic Preservation Plan*. Coupeville, WA: McConnell/Burke, Inc., June 1998.
12. Sunnyside Cemetery, Island County Cemetery District No. 2. "Burial Listings." <http://www.sunnysidecemetery.org/>. Website Accessed 15 May 2007.
13. White, Richard. Land Use, Environment, and Social Change: The Shaping of Island County, Washington. Seattle: University of Washington Press, 1980.

IV. PROJECT INFORMATION

The Kineth farm property was documented by Anne E. Kidd, candidate for Master of Science in Historic Preservation at the University of Oregon, (Kingston Heath, Director) during the 2006 and 2007 school years. The project was executed as a terminal project under the guidance of Donald Peting, Professor Emeritus in Architecture at the University of Oregon; Hank Florence, National Park Service Historical Architect; Leland Roth, Professor of Art History at the University of Oregon; and Dan Powell, Professor of Art in Photography at the University of Oregon. The National Park Service and the Student Conservation Association sponsored the project. Anne E. Kidd performed the field recording, large format photography, and historical documentation. Stephanie M. Kidd assisted with the field recording. Ebey's Landing National Historical Reserve and the community of Coupeville, Washington, provided additional support and assistance.